

RESOLUTION NO. R-95- 1728

RESOLUTION APPROVING ZONING PETITION Z77-13(O)
OFFICIAL ZONING MAP AMENDMENT (REZONING)
PETITION OF BOCA GREENS, INC.
BY JILL JARKESY, AGENT

WHEREAS, the Board of County Commissioners, as the governing body of Palm Beach County, Florida, pursuant to the authority vested in Chapter 163 and Chapter 125, Florida Statutes, is authorized and empowered to consider petitions relating to zoning; and

WHEREAS, the notice and hearing requirements, as provided for in Article 5 (Development Review Procedures) of the Palm Beach County Unified Land Development Code (Ordinance 92-20), have been satisfied; and

WHEREAS, Zoning Petition Z77-13(O) was presented to the Board of County Commissioners at a public hearing conducted on December 4, 1995; and

WHEREAS, the Board of County Commissioners has considered the evidence and testimony presented by the petitioner and other interested parties, the recommendations of the various county review agencies, and the recommendation of the Zoning Commission; and

WHEREAS, the Board of County Commissioners made the following findings of fact:

1. This official zoning map amendment (rezoning) is consistent with the Palm Beach County Comprehensive Plan;
2. This official zoning map amendment (rezoning) is consistent with the requirements of the Palm Beach County Unified Land Development Code;
3. This official zoning map amendment (rezoning) is compatible with surrounding uses and zones, as defined in the Palm Beach County Unified Land Development Code, is generally consistent with existing uses and zones surrounding the subject land, and is the appropriate zoning district for the land;
4. This official zoning map amendment (rezoning) does not result in significantly adverse impacts on the natural environment, including but not limited to water, air, stormwater management, wildlife, vegetation, wetlands, and the natural functioning of the environment;
5. This official zoning map amendment (rezoning) will result in a logical and orderly development pattern;
6. This official zoning map amendment (rezoning) complies with Article 11, (Adequate Public Facilities) of the Palm Beach County Unified Land Development Code, Ordinance 92-20; and,
7. This official zoning map amendment (rezoning) is consistent with the requirements of all other applicable local land development regulations.

WHEREAS, Article 5, Section 5.3.D.9 (Action by Board of County Commissioners) of the Palm Beach County Unified Land Development Code requires that the action of the Board of County Commissioners be adopted by resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that Zoning Petition Z77-13(0), the petition of Boca Greens, Inc. by Jill Jarkey, Esq., agent, for an OFFICIAL ZONING MAP AMENDMENT (REZONING) from the Agricultural Residential (AR) and Residential Estate (RE) Zoning Districts to the Residential Transitional Suburban (RTS) Zoning District on a parcel of land legally described in EXHIBIT A, attached hereto and made a part hereof, and generally located as indicated on a vicinity sketch attached as EXHIBIT B, attached hereto and made a part hereof, was approved on December 4, 1995.

Commissioner McCarty moved for the approval of the Resolution.

The motion was seconded by Commissioner Newell and, upon being put to a vote, the vote was as follows:

Ken Foster, Chair	--	AYE
Burt Aaronson	--	AYE
Maude Ford Lee	--	ABSENT
Karen T. Marcus	--	ABSENT
Mary McCarty	--	AYE
Warren Newell	--	AYE
Carol A. Roberts	--	AYE


The Chair thereupon declared that the resolution was duly passed and adopted December 4, 1995.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

DOROTHY H. WILKEN, CLERK

BY:


COUNTY ATTORNEY

BY:


DEPUTY CLERK

DEC 6 1995

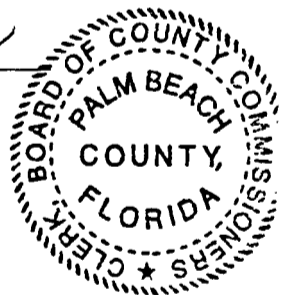


EXHIBIT A
LEGAL DESCRIPTION

BOCA LEE SOUTH OVERALL
68 FOOT TRACT IN SECTION 11-47-41

LEGAL DESCRIPTION

A PORTION OF TRACTS 51, 52, 53, 54, AND 65 IN SECTION 11, TOWNSHIP 47 SOUTH, RANGE 41 EAST, OF 'FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 2', ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1 AT PAGE 102 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 11; THENCE SOUTH **00°56'14"** EAST, ALONG THE EAST LINE OF SAID SECTION 11, A DISTANCE OF **3412.90** FEET; THENCE SOUTH **89°46'24"** WEST, ALONG THE SOUTH LINE OF THE LAKE WORTH DRAINAGE DISTRICT EASEMENT DEED, AS RECORDED IN OFFICIAL RECORDS BOOK 7006 AT PAGE 1031 OF SAID PUBLIC RECORDS, A DISTANCE OF **116.01** FEET TO THE POINT OF BEGINNING; THENCE SOUTH **00°66'14"** EAST, ALONG A LINE **116.00** FEET WEST OF AND PARALLEL WITH AS MEASURED AT RIGHT ANGLES TO SAID EAST LINE OF SAID SECTION 11, A DISTANCE OF **1209.01** FEET; THENCE SOUTH **89°03'46"** WEST, A DISTANCE OF **68.00** FEET; THENCE NORTH **00°66'14"** WEST, ALONG A LINE **183.00** FEET WEST OF AND PARALLEL WITH AS MEASURED AT RIGHT ANGLES TO SAID EAST LINE OF SAID SECTION 11, A DISTANCE OF **1209.85** FEET; THENCE NORTH **89°46'24"** EAST, ALONG SAID SOUTH LINE, A DISTANCE OF **68.01** FEET TO THE POINT OF BEGINNING.

(BEARINGS BASED ON THE EAST LINE OF SAID SECTION 11 HAVING A BEARING OF SOUTH **00°66'14"** EAST, ACCORDING TO STATE PLANE COORDINATES AS ESTABLISHED BY PALM BEACH COUNTY.)

SAID LANDS SITUATE IN PALM BEACH COUNTY AND CONTAIN **1.888** ACRES, MORE OR LESS.

EXHIBIT B
VICINITY SKETCH

